



UNITED STATES BANKRUPTCY COURT  
DISTRICT OF NEW JERSEY

FORMAN HOLT  
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Rochelle Park, NJ 07662  
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Attorneys for Charles M. Forman,  
Chapter 7 Trustee  
Kim R. Lynch (KL-5866)  
[klynch@formanlaw.com](mailto:klynch@formanlaw.com)

Order Filed on August 20, 2020  
by Clerk  
U.S. Bankruptcy Court  
District of New Jersey

In Re:

MARK ANTHONY ANDREOTTIS, II a/k/a MARK  
ANDREOTTI d/b/a PRAETORIAN INVESTOR  
SERVICES,  
Debtor.

Chapter: 7

Case No.: 17-15603 (JKS)

Hearing Date: August 18, 2020  
Hearing Time: 10:00 a.m.

**ORDER MODIFYING AND RECLASSIFYING CLAIM NO. 9-1  
FILED BY 811 WILLOW AVE. CONDO ASSOCIATION**

The relief set forth on the following page, numbered two (2) is hereby **ORDERED**.

DATED: August 20, 2020

A handwritten signature in black ink, appearing to read "JK Sherwood".  
Honorable John K. Sherwood  
United States Bankruptcy Court

Page (2)

Debtor: Mark Anthony Andreottis

Case No. 17-15603 (JKS)

Caption: Order Modifying and Reclassifying Claim No. 9-1 filed by 811 Willow Ave.  
Condo Association

**THIS MATTER** having been brought before this Court upon the motion (the "Motion") of Charles M. Forman, chapter 7 trustee of Mark Anthony Andreottis a/k/a Mark Andreotti d/b/a Praetorian Investor Services, through his attorneys, Forman Holt, for the entry of an Order pursuant to 11 U.S.C. §502(a) and Rule 3007 of the Federal Rules of Bankruptcy Procedure Modifying and Reclassifying Claim No. 9-1 filed by 811 Willow Ave. Condo Association; and the Court having reviewed the pleadings filed and considered the opposition, if any, and good and sufficient notice having been given; and for good cause shown; it is hereby

**ORDERED** that Claim No. 9-1 filed by 811 Willow Ave. Condo Association be and hereby is modified and reclassified to reflect a timely filed general unsecured claim in the amount of \$13,966.77.

In re:  
Mark Anthony Andreottis, II  
Debtor

Case No. 17-15603-JKS  
Chapter 7

## CERTIFICATE OF NOTICE

District/off: 0312-2

User: admin  
Form ID: pdf903

Page 1 of 2  
Total Noticed: 1

Date Rcvd: Aug 20, 2020

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Aug 22, 2020.

db +Mark Anthony Andreottis, II, USP Lewisburg, Post Office Box 1000, Lewisburg, PA 17837-1000

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center. NONE. TOTAL: 0

\*\*\*\*\* BYPASSED RECIPIENTS \*\*\*\*\*

NONE.

TOTAL: 0

Addresses marked '+' were corrected by inserting the ZIP or replacing an incorrect ZIP. USPS regulations require that automation-compatible mail display the correct ZIP.

Transmission times for electronic delivery are Eastern Time zone.

**I, Joseph Speetjens, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.**

**Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed. R. Bank. P. 2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.**

Date: Aug 22, 2020

Signature: /s/Joseph Speetjens

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## CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on August 20, 2020 at the address(es) listed below:

Aleisha Candace Jennings on behalf of Creditor OCWEN LOAN SERVICING LLC ajennings@rasflaw.com  
Alexandra T. Garcia on behalf of Creditor Ditech Financial LLC NJECFMAIL@mwc-law.com, nj-ecfmail@ecf.courtdrive.com  
Alexandra T. Garcia on behalf of Creditor Ditech Financial LLC fka Green Tree Servicing LLC NJECFMAIL@mwc-law.com, nj-ecfmail@ecf.courtdrive.com  
Alexandra T. Garcia on behalf of Creditor DITECH FINANCIAL NJECFMAIL@mwc-law.com, nj-ecfmail@ecf.courtdrive.com  
Andrew L. Spivack on behalf of Creditor Ditech Financial LLC fka Green Tree Servicing LLC nj.bkecf@fedphe.com  
Andrew L. Spivack on behalf of Creditor Ditech Financial LLC nj.bkecf@fedphe.com  
Andrew L. Spivack on behalf of Creditor DITECH FINANCIAL nj.bkecf@fedphe.com  
Carrie J. Boyle on behalf of Debtor Mark Anthony Andreottis, II cboyle@b-vlaw.com, cvitullo@b-vlaw.com; cjbefc@gmail.com; kgresh@mpadlaw.com; tegner@mpadlaw.com; djamison@mpadlaw.com; lwood@mpadlaw.com; cgetz@mpadlaw.com; carrie.boyle@comcast.net; J.CR73128@notify.bestcase.com  
Charles M. Forman cforman@formanlaw.com, lcapasso@formanlaw.com; cforman@iq7technology.com; ecf.alert+Forman@titlexi.com  
Charles M. Forman on behalf of Trustee Charles M. Forman cforman@formanlaw.com, lcapasso@formanlaw.com; cforman@iq7technology.com; ecf.alert+Forman@titlexi.com  
David J. Finkler on behalf of Creditor Travelers Insurance Co. DFinkler.LawDJF@verizon.net, finklerdr93613@notify.bestcase.com  
Deborah T. Feldstein on behalf of Creditor Sanford Funding LLC dfeldstein@caplaw.net  
Denise E. Carlon on behalf of Creditor PNC Bank NA dcarlon@kmllawgroup.com, bkgroup@kmllawgroup.com  
Eamonn O'Hagan on behalf of Defendant The United States of America eamonn.ohagan@usdoj.gov  
Jennifer D. Gould on behalf of Creditor 811 Willow Ave Condo Assoc. jgould@stark-stark.com, mdepietro@stark-stark.com  
Jonathan C. Schwalb on behalf of Creditor SN Servicing Corporation bankruptcy@friedmanvartolo.com  
Kim R. Lynch on behalf of Plaintiff Charles M. Forman, as Chapter 7 Trustee klynch@formanlaw.com, kanema@formanlaw.com  
Kim R. Lynch on behalf of Trustee Charles M. Forman klynch@formanlaw.com, kanema@formanlaw.com  
Laura M. Egerman on behalf of Creditor Ditech Financial LLC bkyecf@rasflaw.com, bkyecf@rasflaw.com; legerman@rasnj.com  
Laura M. Egerman on behalf of Creditor Ditech Financial LLC fka Green Tree Servicing LLC bkyecf@rasflaw.com, bkyecf@rasflaw.com; legerman@rasnj.com  
Laura M. Egerman on behalf of Creditor DITECH FINANCIAL bkyecf@rasflaw.com, bkyecf@rasflaw.com; legerman@rasnj.com  
Meaghan Tuohey on behalf of Creditor 811 Willow Ave Condo Assoc. meaghan@2eklaw.com, G19176@notify.cincompass.com  
Michael A. Artis on behalf of U.S. Trustee U.S. Trustee michael.a.artis@usdoj.gov

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Page 2 of 2  
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The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email)  
system (continued)

Miriam Rosenblatt on behalf of Creditor OCWEN LOAN SERVICING LLC miriam.rosenblatt@mhllp.com, mrosenblatt@rasflaw.com  
Mitchell Malzberg on behalf of Interested Party Katia Montresor mmalzberg@mjamalzberglaw.com, dlapham@mjamalzberglaw.com  
Mitchell Malzberg on behalf of Interested Party Kevin Murphy mmalzberg@mjamalzberglaw.com, dlapham@mjamalzberglaw.com  
Murphy Durkin on behalf of Creditor Kearny Bank maresta@durkinlawfirm.com, mdurkin@durkinlawfirm.com  
Nicholas V. Rogers on behalf of Creditor Ditech Financial LLC fka Green Tree Servicing LLC nj.bkecf@fedphe.com  
Nicholas V. Rogers on behalf of Creditor DITECH FINANCIAL nj.bkecf@fedphe.com  
Nicholas V. Rogers on behalf of Creditor Ditech Financial LLC nj.bkecf@fedphe.com  
U.S. Trustee USTPRegion03.NE. ECF@usdoj.gov  
United States Trustee USTPRegion03.NE. ECF@usdoj.gov  
William J. Levant on behalf of Defendant New Jersey Title Insurance Company efile.wjl@kaplaw.com  
William J. Levant on behalf of Plaintiff CATIC Title Insurance Company efile.wjl@kaplaw.com  
William J. Levant on behalf of Creditor New Jersey Title Insurance Company efile.wjl@kaplaw.com

TOTAL: 35